

December 30, 2015

Ms. Sherri Dueker, Accounting Manager
City of Chowchilla
130 South Second Street
Chowchilla, CA 93610

Dear Ms. Dueker:

Subject: Long-Range Property Management Plan

Pursuant to Health and Safety Code (HSC) section 34191.5 (b), the City of Chowchilla (Agency) submitted a Long-Range Property Management Plan (LRPMP) to the California Department of Finance (Finance) on October 25, 2013. The Agency subsequently submitted a revised LRPMP to Finance on September 15, 2015. Finance has completed its review of the revised LRPMP, which may have included obtaining clarification for various items.

The Agency received a Finding of Completion on April 26, 2013. Further, based on our review and application of the law, we are approving the Agency's use or disposition of all the properties listed on the LRPMP.

However, the following errors were noted during our review, but do not require a revised plan to be submitted:

- Property No. 4 - Incorrect Assessor's Parcel Number (APN) for the Front Avenue right of way parcel. The Agency provided documentation supporting the APN has been modified from 002-175-002 to 002-175-003.
- Finance notes there were minor discrepancies between certain sections of the LRPMP narrative and the property inventory data worksheet, which collectively was submitted as the LRPMP. Determinations in respect to the allowable permissible use were concluded upon the information set forth in the inventory data worksheet.

In accordance with HSC section 34191.4 (a), upon receiving a Finding of Completion from Finance and approval of a LRPMP, all real property and interests in real property shall be transferred to the Community Redevelopment Property Trust Fund of the Agency, unless that property is subject to the requirements of an existing enforceable obligation. Pursuant to HSC section 34191.3 (a) the approved LRPMP shall govern, and supersede all other provisions relating to, the disposition and use of all the real property assets of the former redevelopment agency.

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Please direct inquiries to Cindie Lor, Supervisor, or Todd Vermillion, Lead Analyst at (916) 445-1546.

Sincerely,



JUSTYN HOWARD
Program Budget Manager

cc: Mr. Rod Pruett, Finance Director, City of Chowchilla
Mr. Jim Boyajian, Assistant Auditor Controller, Madera County